

SNAPSHOT of HOME Program Performance--As of 06/30/08
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): Washington County Consortium

State: OR

PJ's Total HOME Allocation Received: \$20,294,827

PJ's Size Grouping*: B

PJ Since (FY): 1992

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	B	Overall
				PJs in State:	<div>6</div>		
<u>Program Progress:</u>							
% of Funds Committed	<div>95.71</div> %	<div>94.14</div> %	<div>1</div>	<div>92.82</div> %	<div>76</div>	<div>74</div>	
% of Funds Disbursed	<div>90.42</div> %	<div>88.00</div> %	<div>2</div>	<div>82.38</div> %	<div>82</div>	<div>80</div>	
Leveraging Ratio for Rental Activities	<div>7.59</div>	<div>5.08</div>	<div>1</div>	<div>4.55</div>	<div>100</div>	<div>100</div>	
% of Completed Rental Disbursements to All Rental Commitments***	<div>85.44</div> %	<div>94.33</div> %	<div>6</div>	<div>80.69</div> %	<div>40</div>	<div>34</div>	
% of Completed CHDO Disbursements to All CHDO Reservations***	<div>52.83</div> %	<div>71.87</div> %	<div>6</div>	<div>67.01</div> %	<div>22</div>	<div>23</div>	
<u>Low-Income Benefit:</u>							
% of 0-50% AMI Renters to All Renters	<div>77.08</div> %	<div>89.05</div> %	<div>6</div>	<div>79.23</div> %	<div>33</div>	<div>31</div>	
% of 0-30% AMI Renters to All Renters***	<div>33.33</div> %	<div>53.28</div> %	<div>5</div>	<div>44.47</div> %	<div>32</div>	<div>30</div>	
<u>Lease-Up:</u>							
% of Occupied Rental Units to All Completed Rental Units***	<div>100.00</div> %	<div>98.75</div> %	<div>1</div>	<div>93.93</div> %	<div>100</div>	<div>100</div>	
<u>Overall Ranking:</u>				In State:	<div>5</div> / <div>6</div>	Nationally:	<div>43</div> <div>44</div>
<u>HOME Cost Per Unit and Number of Completed Units:</u>							
Rental Unit	<div>\$52,212</div>	<div>\$41,832</div>		<div>\$24,984</div>	<div>192</div> Units	<div>58.70</div>	%
Homebuyer Unit	<div>\$24,279</div>	<div>\$13,303</div>		<div>\$14,192</div>	<div>54</div> Units	<div>16.50</div>	%
Homeowner-Rehab Unit	<div>\$14,421</div>	<div>\$18,048</div>		<div>\$20,036</div>	<div>81</div> Units	<div>24.80</div>	%
TBRA Unit	<div>\$0</div>	<div>\$1,454</div>		<div>\$3,164</div>	<div>0</div> Units	<div>0.00</div>	%

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (57 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (194 PJs)

C = PJ's Annual Allocation is less than \$1 million (292 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Washington County Consortium OR

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$91,801	\$129,976	\$15,429
State:*	\$99,589	\$109,900	\$18,649
National:**	\$86,663	\$70,545	\$22,663

CHDO Operating Expenses:
(% of allocation)

PJ:	3.8 %
National Avg:	1.1 %

R.S. Means Cost Index: 1.02

RACE:	Rental %	Homebuyer %	Homeowner %	TBRA %
White:	56.8	53.7	91.4	0.0
Black/African American:	2.6	1.9	1.2	0.0
Asian:	1.0	7.4	1.2	0.0
American Indian/Alaska Native:	0.0	3.7	0.0	0.0
Native Hawaiian/Pacific Islander:	1.0	1.9	0.0	0.0
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0
Asian and White:	0.0	0.0	0.0	0.0
Black/African American and White:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0
Other Multi Racial:	1.0	0.0	0.0	0.0
Asian/Pacific Islander:	2.1	1.9	2.5	0.0

ETHNICITY:

Hispanic	35.4	29.6	3.7	0.0
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HOUSEHOLD SIZE:

1 Person:	32.3	20.4	33.3	0.0
2 Persons:	13.0	11.1	24.7	0.0
3 Persons:	14.6	16.7	11.1	0.0
4 Persons:	20.8	24.1	14.8	0.0
5 Persons:	10.9	13.0	7.4	0.0
6 Persons:	3.1	9.3	3.7	0.0
7 Persons:	2.1	0.0	2.5	0.0
8 or more Persons:	3.1	5.6	2.5	0.0

HOUSEHOLD TYPE:

Single/Non-Elderly:	21.9	18.5	25.9	0.0
Elderly:	15.1	1.9	29.6	0.0
Related/Single Parent:	23.4	24.1	11.1	0.0
Related/Two Parent:	34.9	53.7	16.0	0.0
Other:	4.7	1.9	17.3	0.0

SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	22.9	1.9 [#]
HOME TBRA:	0.0	
Other:	10.4	
No Assistance:	66.7	

of Section 504 Compliant Units / Completed Units Since 2001 150

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



HOME PROGRAM —
SNAPSHOT WORKSHEET - RED FLAG INDICATORS
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Washington County Consortium

State: OR

Group Rank: 43
(Percentile)

State Rank: 5 / 6 PJs

Overall Rank: 44
(Percentile)

Summary: 0 / **Of the 5 Indicators are Red Flags**

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 72.00%	85.44	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 46.46%	52.83	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	77.08	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 89.25%	100	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.300	1.15	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

Page 3

